



Future of the Oahu Community Correctional Center

Volume 8 – Site Choices Narrowed for New Community Correctional Center

February 2017

Hawaii Department of Public Safety

The Hawaii Department of Public Safety (PSD) operates the Oahu Community Correctional Center (OCCC) which acts as the local detention center for the First Circuit Court. Located within an approximately 16-acre property at 2109 Kamehameha Highway in Honolulu, OCCC is currently the largest county jail facility in the Hawaii system. From its beginning in 1975 as a part of the county-based community corrections system concept with 456 beds, the facility has been expanded to its current design capacity of 628 beds and an operational capacity of 954 beds and consistently operates above these capacities.

OCCC provides the customary county jail function of managing both pre-trial detainees and locally-sentenced misdemeanor offenders and others with a sentence of one year or less as well as providing a pre-release preparation/transition function for prison system inmates when they reach less than a year until their scheduled release. It's important to note that the inmates housed at OCCC are under the jurisdiction of the Judiciary (courts) and not PSD. Detainees in jail can only be released, placed in outside programs or assigned to other alternatives to incarceration by the Judiciary (courts).

With increasingly aged and obsolete correctional facilities, PSD has proposed improving its corrections infrastructure through modernization of its existing facilities and construction of new institutions to replace others. Among its priority projects is the replacement of OCCC which, when constructed, will take advantage of the newest cost-savings technologies and improve correctional services and safety for both inmates, staff and the public.

OCCC Site Screening Process Completed

PSD is proposing to replace OCCC with a modern facility that broadens its custody and treatment scope and capability with county/community-based correctional services. While various studies have been performed over the past decade in an effort to determine the feasibility and costs associated with developing a new OCCC, it took this current effort to provide a sound basis for the decision to replace OCCC and for moving forward with planning for development of a replacement facility.

The OCCC siting process consists of multiple phases including site identification, site screening, and detailed site evaluation. With each step, various requirements and criteria are applied to guide the analysis and decision-making. By applying both requirements and criteria, PSD can easily identify and eliminate less suitable sites from further consideration while allowing more suitable sites to move forward to the next phase of study. As each phase of the process advances, increasing amounts of information are gathered about prospective sites, while considering the advice and input received from community leaders, stakeholders, and the public. The review and analysis process continues until PSD determines that suitable sites for building and operating a modern, new OCCC have been identified.

Site Screening

To determine initial viability of the 11 sites in the OCCC inventory, it was necessary to screen each against the established siting criteria. To avoid the time and effort of conducting in-depth evaluations of 11 potential sites, a site screening tool was used to compare and assess site conditions and characteristics against the criteria. Information concerning the 11 sites was gathered and analyzed for:

- » Proximity to OCCC workforce and First Circuit court facilities
- » Land area and topographic conditions
- » Potential to encounter important environmental resources including wetlands and threatened and endangered species habitats
- » Potential to encounter intact cultural, historic and Native Hawaiian resources
- » Avoiding hazards such as flood hazard areas and tsunami evacuation zones
- » Proximity to regional highways and public transit services (The Bus and planned light rail service)
- » Utility services including water supply, wastewater treatment, electric power, natural gas and telecommunications
- » Community services including fire protection, adjoining and nearby land uses, ability to share services with other PSD facilities
- » Land acquisition costs, building construction costs, infrastructure improvements and operational costs (relative to other sites), and implementation complexity and risk (relative to other sites)
- » Community interest and acceptance

The screening process served to efficiently and cost-effectively assess sites with the goal of selecting sites that more closely adhere to PSD's siting criteria for further evaluation. Over the past several months the 11 prospective sites comprising the OCCC site inventory have been assessed, scored, and ranked for PSD's use in eliminating sites less suitable for OCCC development while advancing sites judged more suitable for detailed evaluation as part of the Draft Environmental Impact Statement (EIS) preparation phase.

Screening Results

The results of the analysis have been summarized in the OCCC Siting Study which describes the screening criteria used in the analysis, indicators used to assess site conditions against the criteria, documentation that provide the basis for the analysis, and point scores for each criteria. Once all screening criteria were assessed, each site was scored and compared against other sites to determine a ranking. With completion of the screening process, PSD has determined those sites which shall continue to advance further through the in-depth study process:

- » Hawaii Department of Agriculture, Animal Quarantine Facility, Aiea
- » Oahu Community Correctional Center (current location), Kalihi
- » Halawa Correctional Facility, Halawa
- » Mililani Technology Park, Lot 17, Mililani

Locations of the four finalist sites on Oahu are shown here. The following pages depict the configurations of finalist sites along with a summary of the screening assessment for each.



Oahu Community Correctional Center



Finalist Sites to Undergo In-Depth Technical Evaluation

PSD has directed the OCCC Project Team to undertake in-depth technical evaluations of the four top ranked sites through the EIS process with a greater level of scrutiny and a focus on the characteristics and conditions listed below. It's important to note that while four sites have been selected to undergo detailed engineering and environmental evaluations, the potential exists for other sites not selected at this time to be reconsidered during the EIS process. If one of the four finalists sites is withdrawn or eliminated from consideration during preparation of the EIS, it shall be replaced by another from among the inventory of seven remaining sites. Should a site not part of the original inventory of eleven prove to be an adequate replacement to the initial four site short list, it may also be considered as an option.

- » Site features: acreage, topographic features, slope
- » Subsurface features: geologic conditions, soil characteristics and limitations
- » Water resources: on-site water bodies, floodplains
- » Utility infrastructure: jurisdiction, availability, age, condition and capacity, service requirements
- » Environmental resources: wetlands, predominant vegetation, special status species habitats
- » Cultural resources: archaeological and architectural resources, Native Hawaiian resources
- » Land use: past, current, and planned future land uses, zoning, land entitlements
- » Potential for contamination from past and current land uses
- » Transportation systems: highway access, traffic conditions, public transit service availability
- » Adjoining/nearby land uses: potential for conflicts, health and safety risks

PSD's Goal

Selecting the best site option for developing a new OCCC will ensure that Hawaii's criminal justice system in general and PSD in particular will function in a high quality manner while addressing the need for modern, efficient and cost effective institutions for current and future offender populations. Development of a new facility to replace the existing OCCC will allow PSD to accomplish its mission, meet the needs of current and future inmate populations and provide for the continued safety and security of inmates, OCCC staff and the citizens of Hawaii.



Oahu Community Correctional Center



Oahu Community Correctional Center Site



Proximity to First Circuit Court

- Approximately 18 minutes average travel time to First Circuit Court; closest among site alternatives

Land and Environment

- Buildable land area totals approximately 8 acres (50% of site)
- Virtually level topography across site
- Largely developed and heavily disturbed; low likelihood of encountering intact cultural, historic, Native Hawaiian resources
- No wetlands on site
- Largely developed and heavily disturbed; low likelihood for encountering threatened/endangered species and/or habitats
- Partially located within flood hazard zone
- Partially located within evacuation area for extreme tsunami events only

Infrastructure

- Excellent access to regional road network
- Closest bus stop less than 200 feet from site
- Planned Middle Street Transit Center approximately 0.2 miles from site
- Connected to water supply system
- Connected to wastewater collection system
- Connected to electric power system
- Connected to natural gas and telecommunications systems

Community Services/Other

- Approximately 0.8 miles to Kalihi Fire Station
- No opportunities to share services with other PSD facilities
- Potential conflicts with surrounding land uses (Puuhale Elementary School)

Development Costs

- Land acquisition: State of Hawaii-owned lands (in use by PSD)
- Building cost: Mid-rise development with at-grade parking
- Operational costs: Mid-rise development with higher staffing costs
- Complexity/risk: Implementation somewhat complex with low risk of failure

Community Acceptance

- Mostly negative



Halawa Correctional Facility



Halawa Correctional Facility Site



Proximity to First Circuit Court

- Approximately 37 minutes average travel time to First Circuit Court; among closest site alternatives

Land and Environment

- Smallest buildable land area (approximately 5 acres or 16% of site)
- Virtually level topography in building zone
- Largely developed and heavily disturbed; low likelihood of encountering intact cultural, historic, Native Hawaiian resources
- No wetlands on site
- Largely developed and heavily disturbed; low likelihood for encountering threatened/endangered species and/or habitats
- Located within undetermined flood hazard zone
- Outside evacuation areas for tsunami events and extreme tsunami events

Infrastructure

- Excellent access to regional road network
- Closest bus stop approximately 1.5 miles from site
- Planned Aloha Stadium Transit Station approximately 3 miles from site
- Connected to water supply system
- Connected to wastewater collection system; likely requires significant upgrades
- Connected to electric power system; likely requires significant upgrades
- Connected to telecommunications systems; likely adequate

Community Services/Other

- Approximately 2.8 miles to Aiea Fire Station
- Opportunities for OCCC to share services with Halawa Correctional Facility
- Potential conflicts with surrounding land uses (mining operation)

Development Costs

- Land acquisition: State of Hawaii-owned lands (in use by PSD)
- Building cost: High-rise development with structured parking
- Operational costs: High-rise development with higher staffing costs
- Complexity/risk: Implementation highly complex with moderate risk of failure

Community Acceptance

- Neutral; neither positive nor negative



Animal Quarantine Facility



Proximity to First Circuit Court

- Approximately 36 minutes average travel time to First Circuit Court; among closest site alternatives

Land and Environment

- Buildable land area totals approximately 25 acres (or 16% of site)
- Virtually level topography in building zone
- Partially developed and heavily disturbed; likelihood of encountering intact cultural, historic, Native Hawaiian resources undetermined
- No wetlands on site
- Partially developed and disturbed; low likelihood for encountering threatened/endangered species and/or habitats
- Located outside flood hazard zone
- Outside evacuation areas for tsunami events and extreme tsunami events

Infrastructure

- Excellent access to regional road network
- Closest bus stop 0.5 miles from site
- Planned Aloha Stadium Transit Station approximately 2 miles from site
- Connected to water supply system; condition to be determined
- Connected to wastewater collection system; condition to be determined
- Connected to electric power system; condition to be determined
- Connected to telecommunications systems; likely adequate

Community Services/Other

- Approximately 1.8 miles to Aiea Fire Station
- High potential for OCCC to share services with Halawa Correctional Facility
- Likely compatible with surrounding land uses (vacant, industrial, research)

Development Costs

- Land acquisition: State of Hawaii-owned lands (in use by Department of Agriculture)
- Building cost: Low-rise development with at-grade parking
- Operational costs: Low-rise development with lower staffing costs
- Complexity/risk: Implementation somewhat complex with low risk of failure

Community Acceptance

- Mostly positive



Mililani Technology Park Lot 17



Mililani Technology Park, Lot 17 Site



Proximity to First Circuit Court

- Approximately 55 minutes average travel time to First Circuit Court

Land and Environment

- Buildable land area totals approximately 19 acres
- Relatively level topography in building zone
- Undeveloped; likelihood of encountering intact cultural, historic, Native Hawaiian resources undetermined
- No wetlands on site
- Undeveloped; low likelihood for encountering threatened/endangered species and/or habitats
- Located within undetermined flood hazard zone
- Outside evacuation areas for tsunami events and extreme tsunami events

Infrastructure

- Excellent access to regional road network
- Closest bus stop approximately 0.7 miles from site
- Planned Pearl Highlands Transit Station approximately 9.5 miles from site
- Water system serves business park; condition to be determined
- Wastewater system serves business park; condition to be determined
- Electric power system serves business park; condition to be determined
- Telecommunications systems serve business park; likely available

Community Services/Other

- Approximately 3 miles to Mililani Mauka Fire Station
- No potential for OCCC to share services with Halawa or Waiawa Correctional Facilities
- Likely compatible with surrounding land uses (light industrial, business park)

Development Costs

- Land acquisition: Private ownership
- Building cost: Low-rise development with at-grade parking
- Operational costs: Low-rise development with lower staffing costs
- Complexity/risk: Implementation somewhat complex with low risk of failure

Community Acceptance

- Neutral; neither positive nor negative



Next Steps

Host Meetings With the Public: With selection of sites for further study, PSD will arrange and host meetings to discuss the way forward and to foster an exchange of information between PSD and the public. PSD officials and their experts will be available to answer questions regarding on-going studies and planning efforts. The meetings, conducted at locations that are easily accessible to the public, would be designed to facilitate a maximum amount of participation.

Continue Public Engagement Process: PSD is committed to ensuring that the process of planning, siting and eventually developing the new OCCC continues to benefit from the input and involvement of all parties. Therefore, PSD will continue to inform, educate and receive input from community leaders, stakeholders and the public via newsletters such as this, the OCCC project website, one-on-one and small group meetings with elected officials, community leaders and stakeholders, and other outreach.

Upcoming Activities

PSD is moving ahead with the OCCC planning process with these activities planned in the months ahead.

March 2017	Undertake detailed studies of high-ranked sites via the Environmental Impact Statement process. Arrange and hold one or more meetings to engage the public in discussions about finalist sites, Environmental Impact Statement process, path forward, etc. Continue public outreach, education, and engagement process.
April 2017	Continue Environmental Impact Statement process. Continue public outreach, education and engagement process.
May 2017	Continue Environmental Impact Statement process. Continue public outreach, education and engagement process.

Interested in Learning More?

For additional information about PSD, visit <http://dps.hawaii.gov/occc-future-plans> or contact:

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